

## BOARD OF ADJUSTMENT

JOHN WILLIAMSON, CHAIRMAN  
KEVIN E. CARSON  
JEFF CHORMAN  
JOHN T. HASTINGS  
E. BRENT WORKMAN



# Sussex County

DELAWARE  
sussexcountype.gov

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## AGENDA

March 15, 2021

6:00 P.M.

**PLEASE REVIEW MEETING INSTRUCTIONS AT THE BOTTOM OF THE AGENDA\*\***

### Call to Order

### Pledge of Allegiance

### Introduction of Staff Members

### Approval of Agenda

### Approval of Minutes for January 25, 2021

### Approval of Finding of Facts for January 25, 2021

### Old Business

### Public Hearings

**Case No. 12514 – Steven Staniszewski** seeks a variance from the separation distance requirements for a proposed structure (Sections 115-50, 115-182, 115-183 and 115-188 of the Sussex County Zoning Code). The property is located on the east side of Arthurs Town Road within Bahamas Beach Cottages. 911 Address: 602 Arthurs Town Road, Bethany Beach. Zoning District: HR-2. Tax Parcel: 134-17.00-44.00-57

### Recess

### 6:45 p.m.

**Case No. 12535 – FDPN Management, LLC** seeks a special use exception for a potentially hazardous use (Concrete crusher to support the manufacturing and recycling associated with a concrete batch plant) (Sections 115-110, 115-111, and 115-210 of the Sussex County Zoning Code). The property is located on the west side of Sussex Highway (Rt. 13) approximately 0.33 mile north of Cannon Road. 911 Address: 20354 Sussex Highway. Zoning District: HI-1. Tax Parcel: 131-19.00-5.00



COUNTY ADMINISTRATIVE OFFICES  
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GEORGETOWN, DELAWARE 19947

**Additional Business**

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Board of Adjustment meetings can be monitored on the internet at  
[www.sussexcountyde.gov](http://www.sussexcountyde.gov).

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**In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on March 5, 2021 at 12:00 noon, and at least seven (7) days in advance of the meeting.**

**This Agenda is subject to change to include the addition or deletion of items, including Executive Sessions, which arise at the time of the Meeting.  
Agenda items listed may be considered out of sequence.**



**-MEETING INSTRUCTIONS-**

**\*\* The Sussex County Board of Adjustment is holding this meeting under the authority issued by Governor John C. Carney through Proclamation No. 17-3292.**

The public is encouraged to view the meeting on-line. Any person attending in person will be required to go through a wellness and security screening, including a no-touch temperature check. The public will be required to wear a facial mask.

Chambers seating capacity is limited, and seating assignments will be enforced.

The meeting will be streamed live at <https://sussexcountyde.gov/council-chamber-broadcast>

The County is required to provide a dial-in number for the public to comment during the appropriate time of the meeting. **Note, the on-line stream experiences a 30-second delay.** Any person who dials in should listen to the teleconference audio to avoid the on-line stream delay.

To join the meeting via phone, please dial:

**Conference Number: 1 302 394 5036**

**Conference Code: 570176**

Members of the public joining the meeting on the telephone will be provided an opportunity to make comments for those items under public hearings on this agenda.

The Board of Adjustment meeting materials, including the “packet”, are electronically accessible on the County’s website at: <https://sussexcountyde.gov/>

If any member of the public would like to submit comments electronically, these may be sent to [pandz@sussexcountyde.gov](mailto:pandz@sussexcountyde.gov). All comments shall be submitted by 4:30 P.M. on Thursday, March 11, 2021

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